

# CITY OF WEST DES MOINES

## COUNCIL AGENDA

**date:** March 4, 2019

**time:** 5:30 P.M.

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MAYOR ..... STEVEN K. GAER  
COUNCILMEMBER AT LARGE ..... RENEE HARDMAN  
COUNCILMEMBER AT LARGE ..... JIM SANDAGER  
COUNCILMEMBER 1<sup>ST</sup> WARD ..... KEVIN L. TREVILLYAN  
COUNCILMEMBER 2<sup>ND</sup> WARD ..... JOHN MICKELSON  
COUNCILMEMBER 3<sup>RD</sup> WARD ..... RUSS TRIMBLE

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CITY MANAGER.....TOM HADDEN  
CITY ATTORNEY.....RICHARD SCIESZINSKI  
CITY CLERK.....RYAN JACOBSON

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**1. Call to Order/Pledge of Allegiance/Roll Call/Approval of Agenda**

**2. Citizen Forum** (Pursuant to City Council Procedural Rules citizen remarks are limited to five minutes under this agenda category - if additional time is desired the Mayor/Council may allow continuation as part of the Other Matters portion of the agenda)

**3. Mayor/Council/Manager Report/Other Entities Update**

**4. Consent Agenda**

- a. Motion - Approval of Minutes of February 19, 2019 Meeting
- b. Motion - Approval of Bill Lists
- c. Motion - Approval of Liquor Licenses:
  - 1. Montelongo, Inc. d/b/a Abelardo's Mexican Food, 5525 Mills Civic Parkway, Suite 130 - Class BB Beer Permit with Sunday Sales - Renewal
  - 2. Coach's Pizza, LLC d/b/a Coach's Pizza, 560 South Prairie View Drive - Class LC Liquor License with Sunday Sales, Outdoor Service, and Catering Privileges - Renewal
  - 3. Silverwest-I WDM, LLC d/b/a Element West Des Moines, 575 South Prairie View Drive - Class LB Liquor License with Carryout Wine, Sunday Sales, and Outdoor Service - Renewal
  - 4. Windrum Enterprises, LLC d/b/a Fuddruckers, 6378 Mills Civic Parkway - Class BB Beer Permit with Sunday Sales - Renewal
  - 5. Gilroy's, LLC d/b/a Gilroy's Kitchen + Pub + Patio, 1238 8<sup>th</sup> Street - Class LC Liquor License with Sunday Sales and Outdoor Service - Renewal
  - 6. Hy-Vee, Inc. d/b/a Hy-Vee Gas #4, 665 South 51<sup>st</sup> Street - Class BC Beer Permit with Sunday Sales - Renewal
  - 7. Leaf Brothers Cigars, LLC d/b/a Leaf Brothers Cigars, 9500 University Avenue, Suite #1101 (Liquor Room) - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - New

8. BarleyBay, LLC d/b/a Twisted Vine Brewery, 3320 Westown Parkway - Class BB Beer Permit with Sunday Sales and Outdoor Service - Renewal
9. The Wine Experience at Younkers Jordan Creek, LC, d/b/a The Wine Experience at Younkers Jordan Creek, 101 Jordan Creek Parkway, Building 6000 - Class BW Permit with Carryout Wine, Sunday Sales, and Outdoor Service - Renewal
- d. Motion - Approval of Change Order #1 - Nature Lodge Lakeview Room Lighting
- e. Motion - Approval of Amendment No. 1 to Professional Services Agreement - Nature Lodge HVAC Replacement, Roof Repairs and Exterior Improvements
- f. Resolution - Order Construction:
  1. 2018 Channel Repair Program
  2. 2019 PCC Patching and Medians Program
  3. South 88<sup>th</sup> Street and Mills Civic Parkway Reconstruction
- g. Resolution - Accept Work - 2016 Channel Repair Program
- h. Resolution - Approval to Initiate Development Agreements:
  1. Dalton Partners, LLC, 333 5<sup>th</sup> Street
  2. Hurd Realty, Inc., 4055 Westown Parkway
  3. Hurd Realty, Inc., 8550 Mills Civic Parkway
- i. Resolution - Approval and Acceptance of Purchase Agreements and Property Interests:
  1. Ashworth Road Reconstruction, I-80 Bridge to 98<sup>th</sup> Street
  2. Booneville Road Reconstruction, South 88<sup>th</sup> Street to west of South 100<sup>th</sup> Street
- j. Resolution - Acceptance of Property Interests - Project Osmium Public Infrastructure (SW 60<sup>th</sup> Street, Veterans Parkway south)

## 5. Old Business

- a. Amendment to City Code - Title 9 (Zoning), Chapter 6 (Commercial. Office and Industrial Zoning District) - Modify the Permitted Uses and Permitted Conditional Uses in the Professional Commerce Park and Office Zoning Districts - City Initiated
  1. Ordinance - Approval of Second, Third Readings and Final Adoption
- b. Amendment to City Code - Title 9 (Zoning), Chapter 15 (Off-Street Parking and Loading) - Modify Certain Parking and Loading Regulations - City Initiated
  1. Ordinance - Approval of Second, Third Readings and Final Adoption
- c. West Public Services Facility - Building and Site Improvements (Phase 2) - City Initiated
  1. Resolution - Award of Contract

**6. Public Hearings (5:35 p.m.)**

- a. Amendment to City Code - Title 9 (Zoning), Chapter 1 (Entitlements - Process and Procedures), Chapter 2 (Zoning Rules and Definitions), Chapter 4 (Zoning Districts and Maps), Chapter 5 (Agricultural/Open Space and Residential Zoning District), Chapter 7 (Setback and Bulk Density Regulations), Chapter 10 (Performance Standards), and Chapter 19 (Landscaping) - Update Regulations Pertaining to Building Setback and Separation Requirements and Bulk Density Regulations - City Initiated (Continued from February 4, 2019)
  - 1. Ordinance - Approval of First Reading
- b. 8300 Mills Civic Parkway Urban Renewal Area - City Initiated
  - 1. Motion - Continue Public Hearing to March 18, 2019
- c. Assignment of Permanent Easement for Road Right-of-Way - Northeast Corner of Iowa Highway 28 and SW McKinley Avenue - City of Des Moines (Continued from February 19, 2019)
  - 1. Resolution - Approval of Assignment of Permanent Easement
- d. Recodification of West Des Moines City Code - City Initiated
  - 1. Ordinance - Approval of First Reading
- e. EP True Parkway Widening - Jordan Creek Parkway to 81<sup>st</sup> Street - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract
- f. 2019 PCC Reconstruction Program - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract
- g. 27<sup>th</sup> Street and Vine Street Box Culvert Reconstruction - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract
- h. Public Safety Station #21 Flat Roof Replacement - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract

**7. New Business**

- a. Browns Woods Hollow, west side of Veterans Parkway south of SE Browns Woods Drive - Subdivide Property into 44 Single Family Lots, One Lot for Park Use, Two Outlots for Detention, and Four Public Street Lots - Browns Woods, LLC
  - 1. Resolution - Approval of Preliminary Plat

- b. Steak N Shake, 815 South 51<sup>st</sup> Street - Approval of Site Plan to Construct a 6,412 sq. ft. Restaurant with Drive-Thru - Steak N Shake Iowa, LLC
  - 1. Resolution - Approval of Site Plan
- c. Raccoon River Park Boathouse, 2500 Grand Avenue - Approval of a Site Plan to Construct a Boathouse with Boat Docks on Blue Heron Lake in Raccoon River Park - City of West Des Moines
  - 1. Resolution - Approval of Site Plan
- d. Sammons Plat of Survey, southwest corner of South 81<sup>st</sup> Street and Mills Civic Parkway - Approval of a Plat of Survey for Transfer of Ownership - Clara Belle Etzel
  - 1. Resolution - Approval and Release of Plat of Survey
- e. Amendment to City Code - Title 7 (Public Ways and Property), Chapter 8 (Sewer Regulations), Article F (Industrial Waste) - Revisions to Fats, Oils and Grease Regulations - City Initiated
  - 1. Ordinance - Approval of First Reading

**8. Receive, File and/or Refer**

**9. Other Matters**

- a. Legislative Updates

The City of West Des Moines is pleased to provide accommodations to disabled individuals or groups and encourages their participation in city government. Should special accommodations be required please contact the Clerk's office at least 48 hours in advance, at 222-3600 to have accommodations provided.